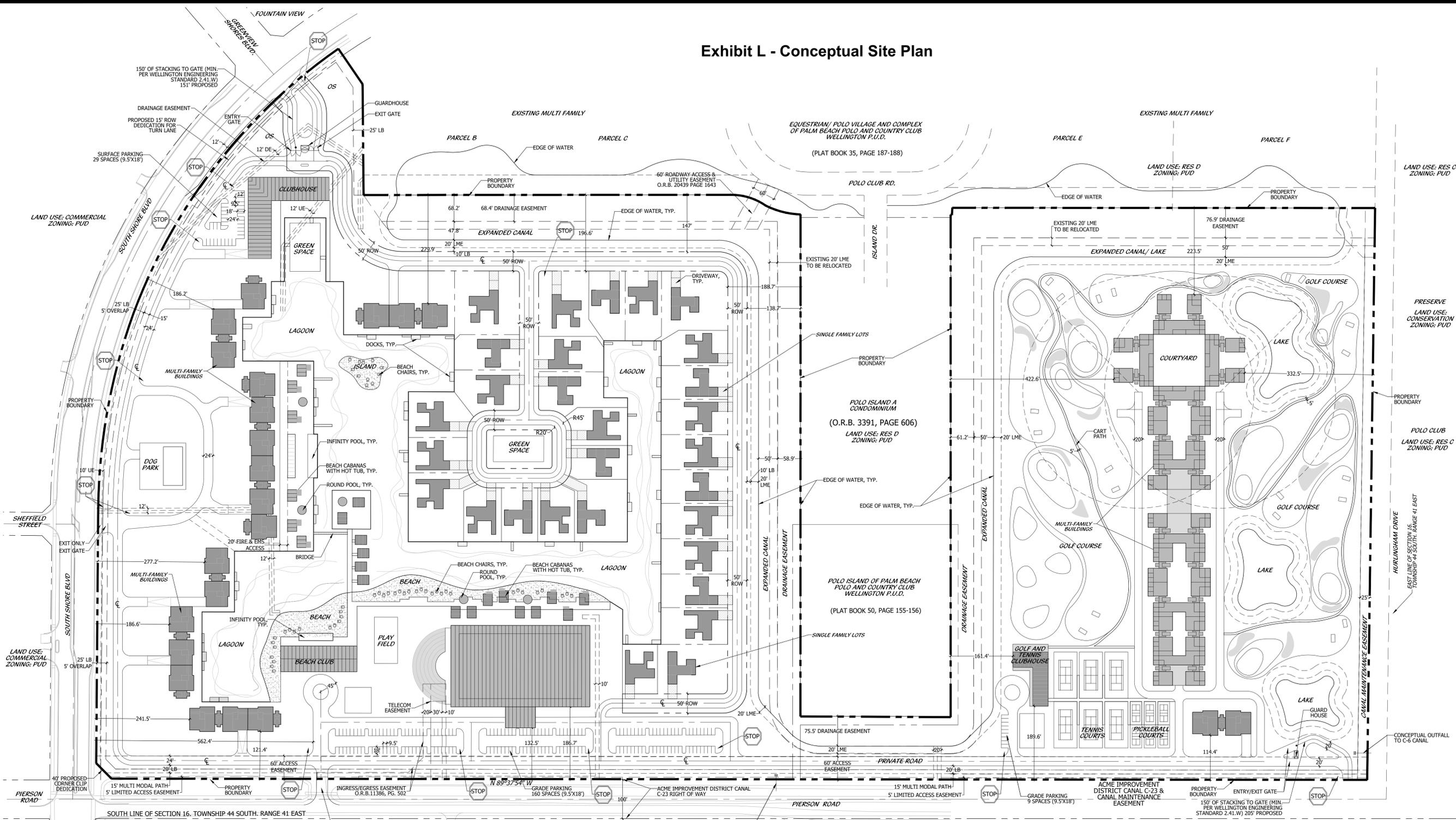


# Exhibit L - Conceptual Site Plan



## SITE DATA

PROJECT NAME	THE LAGOON AT EQUESTRIAN VILLAGE	
RANGE 41, TOWNSHIP 44, SECTION 16		
PROPERTY CONTROL NUMBERS	73-41-44-16-01-001-0010	
	73-41-44-16-01-001-0020	
	73-41-44-16-00-000-7030	
	73-41-44-16-22-001-0030	
	73-41-44-16-22-001-0020	
	73-41-44-16-22-001-0010	
	73-41-44-16-21-001-0000	
	73-41-44-16-22-001-0040	
PETITION NUMBER	2022-0002-CPA	
	2023-0001-REZ	
	2022-0004-MPA	
FUTURE LAND USE	RESIDENTIAL F/EQUESTRIAN COMMERCIAL RECREATION	
EXISTING ZONING	RESIDENTIAL E	
EXISTING ZONING	PUD / EQUESTRIAN OVERLAY ZONING (SUBAREA D)	
PROPOSED ZONING	PUD	
TOTAL SITE AREA	SF	AC
TOTAL WATER AREA	1,388,316.80	27.28
LAGOON	578,476.80	11.28
LAKE	87,120.00	2.00
EXISTING CANAL	304,920.00	7.00
CANAL EXPANSION	217,900.00	5.00

<b>BUILDING DATA</b>		35 FEET*
* ALL BUILDINGS IN EXCESS OF 35' SHALL REQUIRE WELLINGTON COUNCIL APPROVAL AND SHALL SATISFY THE CRITERIA OF LDR SECTION 6.3.1G.5		
RECREATION FACILITY	79,924 SF	
BEACH CLUB	13,381 SF	
CLUBHOUSE	21,600 SF	
GOLF/TENNIS CLUB	8,133 SF	
<b>TOTAL</b>	<b>122,837 SF</b>	
<b>DWELLING UNITS</b>		
DWELLING UNITS	29	
SINGLE FAMILY	271	
MULTI FAMILY	300	
<b>TOTAL</b>	<b>596</b>	
<b>PARKING DATA</b>		
REQ	PROV	
SINGLE FAMILY	96	128
MULTI FAMILY	536	536
UNITS	67	67
GUESTS	160	
RECREATION FACILITY	26	
BEACH CLUB	43	
CLUBHOUSE	41	
GOLF/TENNIS CLUB	40	
GOLF COURSE	18	
COURTS		
<b>TOTAL</b>	<b>1,027</b>	<b>1,088</b>

## GENERAL NOTES

RESIDENT PARKING IS PROVIDED UNDER EACH MULTI-FAMILY BUILDING.

SINGLE-FAMILY RESIDENCES ARE SELF-PARKED VIA GARAGES AND/OR PRIVATE DRIVEWAYS.

3 RAIL EQUESTRIAN FENCE SHALL BE PROVIDED ALONG THE PROPERTY BOUNDARY ON SOUTH SHORE BOULEVARD PER VILLAGE OF WELLINGTON STANDARDS.

THE APPLICANT WILL WORK WITH THE VILLAGE OF WELLINGTON TO PROVIDE A MULTI-MODAL/ GOLF CART PATH ALONG THE SOUTHERN BOUNDARY WITHIN THE PROPERTY ADJACENT TO PIERSON ROAD.

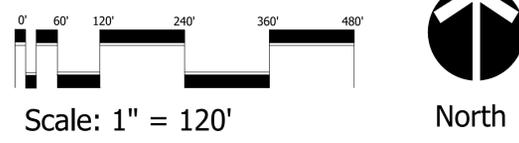
A MINIMUM OF 150 FEET OF STACKING FROM SOUTH SHORE BOULEVARD MUST BE PROVIDED AT THE PROJECT ENTRANCE PER VILLAGE OF WELLINGTON ENGINEERING STANDARDS MANUAL 2.4.1.W.

ALL BUILDINGS IN EXCESS OF 35' SHALL REQUIRE WELLINGTON COUNCIL APPROVAL AND SHALL SATISFY THE CRITERIA OF LDR SECTION 6.3.1G.5

## LEGEND

- EW EDGE OF WATER
- LAE LIMITED ACCESS EASEMENT
- LB LANDSCAPE BUFFER
- LME LAKE MAINTENANCE EASEMENT
- MMP MULTI-MODAL PATH
- OS OPEN SPACE
- PAE PUBLIC ACCESS EASEMENT
- PUD PLANNED UNIT DEVELOPMENT
- ROW RIGHT OF WAY
- TYP TYPICAL
- TOB TOP OF BANK

# Conceptual Site Plan



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# The Lagoon at Equestrian Village

Village of Wellington, Florida

Scale: 1" = 120'

DESIGNED: DEH  
 DRAWN: JS, RO  
 APPROVED: DEH  
 JOB NUMBER: 22-0610  
 DATE: 07-26-22  
 REVISIONS: 09-06-22  
 10-06-22  
 11-02-22

November 01, 2022 10:55:36 a.m.  
 Drawing: 22-0610 THE LAGOON SP.DWG

SHEET 1 OF 1

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